

BROWN SELLS LAST OF HAMILTON PL. FLATS
Takes Quick Profit on Six Houses; Other Deals.

Frederick Brown has resold to an investing client of Nehring Brothers two seven story elevator houses, including 505 West 142d street, 110 to 132 Hamilton place and 500 West 143d street; also the two adjoining six story elevator houses at 502 and 504 West 142d street. This completes the resale of the six houses bought by Mr. Brown through Nehring Brothers last week. The entire purchase involved more than \$800,000.

Other Multifamily House Deals.
Myer Isear, operator, has bought the Sunnycrest, a six story elevator apartment house, near Broadway, at 612 West 113th street, on plot 75x100, from a client of Guggenheim, Untermyer & Marshall, attorneys. Morrison & Schiff represented the buyer. Stanley Wolfson was the broker. The property was held at \$240,000.

The heirs of the late Gov. Levi P. Morton have sold to the 400 Manhattan Avenue Corporation the Douglas and Desmond apartments, two six story elevator houses at the northwest corner of Seventh avenue and 121st street. The houses were sold for \$245,000. They front 100.11 feet on the avenue and 95 feet on the street. A large percentage of the purchase price is to remain on the property by the Morton estate.

Another Harlem deal involves the sale by Henry Stern to George Whitehead of the Deaneley, a six story elevator apartment house at the southwest corner of St. Nicholas avenue and 114th street. The building has an avenue frontage of 56.2 feet and a street measurement of 16.6 feet. The recorded purchase price was \$125,000.

The Buxbaum Realty Company has sold 100 West 142d street, a six story elevator apartment house, at \$109,911, at 549 West 163d street, adjoining the northeast corner of Broadway. The new owner is the Steinfield Realty Company, which has been bought by John W. Dutcher and Betty Solomon as directors. It acquired the property subject to mortgages for \$171,000.

Daniel H. Jackson and Thomas S. Shorten sold to the 752 West End Avenue Corporation, Harry Josephson, president, 752 West End avenue, adjoining the corner of Ninety-sixth street, a five story apartment, rented at \$15,500 per annum and held at \$100,000.

J. P. and E. J. Murray, with Emanuel Bach, sold for the Mortimore House, the double store and flat at 1693 Lexington avenue, adjoining the corner of 160th street. The three, four and five story tenement houses at 65, 67 and 69 Broome street for the A. & G. Corporation.

SUBURBAN TRANSACTIONS.
Prince & Ripley sold for Paul Kellogg his residence in the Gilmore Court section of Greenacres, Scarsdale, to George W. Grote of this city. The property consists of a large plot with a residence of the Swedish type.

Thomas S. Burke sold to William K. Axmann the two story frame dwelling at 81 Fairview avenue, Nepperhan Heights section of Yonkers, to W. S. Burke. The property also included, furnished, for Mrs. S. Cohen his residence at 16 Fowler street, New Rochelle, to J. S. Kelley of this city.

Anson P. Robinson has sold in Ardenly Park, Ardenly on Hudson, N. Y., for the Lorenza Corporation, a parcel of land on the southwest corner of Hudson road and Erie street to Sidney B. Silbeck for Seymour De B. Keim an acre on the northeast corner of Roland road and Erie street to J. Lloyd Bailey, for Marguerite W. Robinson a parcel of vacant land on Langdon avenue to G. Martin Fausser, for Algernon S. Bell an acre and a quarter on the northeast corner of Oceola avenue and North Mountain street to Margaret W. Robinson.

Burgoyne Hamilton and Adrian Taelin 2d rented for the season of 1922 the residence of Mrs. Edward Hulst at Remsenburg, L. I., to Austin S. Rothwell of this city.

H. Goldschmidt sold for the Lawrence Avenue Realty Corporation a three story dwelling on Burton avenue, Woodmere to Willy A. Wolff.

REALTY NOTICES.
Lawrence, Blake & Jewell have placed a loan of \$130,000 at 6 per cent, for fifteen years on the northwest corner of 15th street and Valentine avenue, The Bronx, for the sale of a six story apartment house, 109x100x10 irregular.

Brown, Wheelock Company, Inc., has been appointed by the Central Union Trust Company of this city and F. A. Miller, its trustee, exclusive agent of the fifth story store and loft building at 95 Fifth avenue, southeast corner of Seventeenth street.

Charles R. Van Valen, Inc., was associate broker in the sale of the Spencer Jenkins estate at Glen Cove, L. I., reported sold recently by Warren Murdoch.

George F. Chambers, for the last six years editor of the Brooklyn Weekly News, has become office manager for Tutin & Co., real estate brokers, at 5249 Fifth avenue, Brooklyn.

Frank Laurino is the buyer of 28 Bedford street and Joseph Glimpsey the real buyer of 145 West 130th street, sold recently.

Louis M. Hanna is the purchaser of 2565 Briggs avenue, sold recently.

MONEY TO LOAN AND WANTED ON BOND AND MORTGAGE.
MORTGAGE LOANS
SLAWSON & HOBBS
NEW YORK. TEL. 736 COLUMBUS

CITY REAL ESTATE.
See BYRNE & BOWMAN, 30 E. 43d St. for the sale, exchange or mortgage of any property. Mortgages negotiated.
Above 30th St.—5th Av. to North River.

Fieldston
RIVERDALE ON HUDSON.
New York City's most accessible suburb.
GEORGE HOWE, 327 Fifth Ave., N. Y. C.
Borough of Queens—Sale or Rent.

REAL ESTATE AT AUCTION.

See the Subway Station Lots To-day
to be sold at
Absolute Executrix' Auction
To Close the Estate of
JOHN C. RODGERS, Dec'd.
Subway Builder and Contractor, who "knew" New York Real Estate
Tuesday, November 22nd
at 12 o'clock noon, in Exchange Salesroom, 14 Vesey St., N. Y. C.
375 MANHATTAN LOTS
to be sold separately, for whatever they may bring,
Riverdale and 263rd St.
Opposite Van Cortlandt Park, near Broadway
174 Lots—Riverdale, Delafield, Liebig and Tyndall Avenues, from West 261st St. to West 263d St.

Broadway and 225th St.
At Subway and N. Y. C. R. Stations
25 Lots—At S. E. corner of 225th Street
Jerome Ave., Bronx
At 167th St. Subway Station
21 Lots—Jerome Ave., Anderson Ave., and 166th St.

Washington Heights—Fort George Hill
Broadway Terrace—193rd St.—Fairview Ave.
43 Lots—At Broadway, close to 191st St. Subway Station
Fordham Road—Sedgwick Ave.
Near 207th St. and Fordham Road Subway Stations,
6th and 9th Ave. "L" and N. Y. C. R. Stations.
FIVE PARCELS—On Fordham Road, Sedgwick Ave., West 184th St., Cedar Ave. and Harlem River Terrace.

Baychester Ave. and Gun Hill Road
At Baychester Station N. Y. N. H. & H. R. R.
Close to Lexington Ave. Subway Terminus
About 200 lots, variously located, with frontages on Givan Creek.
Westchester Ave., Yonkers, N. Y.
10 Lots—On Westchester Ave. and Pennsylvania Ave., at Crestwood, Yonkers

80% 10% on day of sale, 10% in 30 days
in monthly instalments of 2%
66 2-3 at 6%—60% at 5 1/2%—50% at 5% may remain on mortgage.
Lawyers Title & Trust Company Title Policies Free.
Savings Bank Books, on proper assignment, as well as Liberty Bonds at market value, will be accepted as deposit.
Messrs. CONWAY, KELLOGG & O'BRIEN, Attorneys,
49 Wall Street, New York

Send for Bookmap
67 Liberty St. Telephone
New York City Cortlandt 0744

REAL ESTATE—OUT OF CITY.
New Jersey—Sale or Rent.
New Jersey—Sale or Rent.

HONEST BARGAIN: ONLY \$3,000 NEEDED
Because the purchaser for whom it was finished could not complete the financial part of his contract, this very attractive, pretty Colonial type of suburban home, located in a beautiful, strictly residential section, near New York, specially built for comfortable year-round occupancy, can be bought for 3 1/2 less than cost to-day. The desires of the neighbors as to personality of buyer will be respected. The house itself is in perfect condition, ready to occupy immediately, and contains ten very large rooms and two tiled baths. The price includes an electric range, electric fixtures and shades. There is also a completely equipped garage, corresponding to the house in architecture. The plot consists of about one-third acre, with 100 ft. street frontage. Unusual care and taste have been used in landscaping the grounds, which are beautifully shaded and contain many shrubs and flowers. The elevation is about 700 ft.; wonderful scenery, very healthful living conditions. Water rights to a chain of beautiful lakes run with the title. The railroad station is within easy walk. Commuting facilities to the city are of the best. Immediate occupancy and title can be had on payment of \$3,000, and the balance of \$10,000 may be bought on mortgages of convenient terms. Complete details and pictures can be obtained by writing A. B. STEWART, 104 Terrace View av., New York city, or by phoning 1470 Cortlandt.

Long Island—Sale or Rent.
Long Island—Sale or Rent.

GARDEN CITY
New magnificent Colonial mansions, on very large plots of ground with beautiful shrubbery, 3 1/2 baths with built-in tubs attached to master's bedrooms, parquet floors, open fireplaces, sun porches, including magnificent garage to motor property, 8 to 12 rooms, exclusive of baths, as desired; in most select section of Garden City. Direct electric service into Penn. Station, 35 minutes. Prices ranging from \$15,500 to \$25,000. Others a trifle smaller with same improvements for \$5,000. As to terms, make your proposition. You are now paying dollars yearly in rent for congested quarters in sections possibly not to your liking. One-third of your rent will pay the carrying charges on any of the above propositions, while living in the exclusive section of Garden City, with the East, within a few minutes of your business. Golfing and water sports at hand.

LUERSSSEN
Immediately to right as you get off train.
Bellevue, L. I.
New York Office: Vanderbilt Avenue Building, 51 East 42d st., rooms 306-311. See Mr. F. G. SMITH, Telephone VandeBilt 5422 on business days and hours. On Saturdays, Sundays and Holidays, Telephone Freetown 1048.

CITY REAL ESTATE.
Borough of Queens—Sale or Rent.

\$2,000 Cash
Why Pay Rent
when with \$2,000 cash you
can own your own home in
HOLLIS
adjoining the beautiful
Hollis Park Gardens
Ten years' Tax Exemption. Six or seven rooms, tiled bath and kitchen, parquet floors, steam heat, laundry and extra lavatory in basement; individual driveway, modern, respectively, 30 minutes from Penn. and Flatbush av. stations, 3 blocks (4 minutes) walk from station and the school. Beautiful restricted section; high ground, fine view, large plot; ready for occupancy. Price \$10,500; \$2,000 cash, balance like rent.

Middle Holding Corporation
Jamaica Avenue
Bet. Fairmount and Chesham Aves.
HOLLIS, L. I.
Tel. 4331 W. Hollis

REAL ESTATE—OUT OF CITY.
Westchester—Sale or Rent.

BUILDERS, ATTENTION
Plots suitable for
immediate improvement
Ponfield Avenue
BRONXVILLE
Easy Terms
Apply
J. CLARENCE DAVIES
Office on Property, or
149th St. and 3rd Avenue

Pelham Manor Cottage
Select neighborhood, plot 50x100, eleven rooms and two baths, new tile, steam heat, and school, electric light, steam heat, parquet floors, excellent condition, immediate possession. Family going West.
BARGAIN, TERMS LIBERAL.
Huberth & Huberth
3 COLUMBUS CIRCLE, NEW YORK.

HOUSE BARGAIN
\$1,000 CASH—\$40 MONTHLY
Beautiful home—tax exemption saves \$2,000; driveway, steam, electricity, parking, enclosed veranda, near school; half acre lot.
PHONE JAMAICA 4245.

REAL ESTATE AT AUCTION.

HENRY O'NEILL
was a great N. Y. Merchant
And Founder of the
Old Sixth Avenue Dry Goods Firm of
H. O'NEILL & CO.
(LATER O'NEILL-ADAMS CO.)
Absolute Auction
THE PROCEEDS TO BE GIVEN TO CHARITY.
ESTATE HENRY O'NEILL,
WM. S. PETTIT, ESQ., & DR. THOS. H. O'NEILL, EXECUTORS
56 JEROME AVENUE LOTS
JEROME AVE., DE KALB & BAINBRIDGE AVES. & 212TH ST.
FACING VAN CORTLANDT PARK
Saturday, Nov. 19, on the Premises
At 2 P. M., in large heated hall adjoining the property to be sold.
FOLLOWING LOTS ALSO TO BE SOLD FOR O'NEILL ESTATE AT THE ABOVE TIME AND PLACE:
GUN HILL ROAD, SOUTH SIDE, BETWEEN WEBSTER & DECATUR AVES., 3 LOTS, EACH 25x100. ALSO, SEVERAL LOTS ON 207TH ST., AT SOUTHWEST CORNER PARKSIDE PLACE, WHICH IS THE BLOCK BETWEEN WEBSTER & DECATUR AVES. AT 207TH ST.
Tax Exemption Covers Each Lot.
ARTHUR C. SHERIDAN, Auc'r
152 Broadway

REAL ESTATE—OUT OF CITY.
New Jersey—Sale or Rent.
New Jersey—Sale or Rent.

BUSINESS PLACES TO LET.
Above 14th St. to 30th St. (Inclusive),
East River to North River.

West 42d St.
STORE FOR RENT
Between 5th & 6th Aves.
Near Stern Bros.
2300 Sq. Ft.
Lease Expires
May 1, 1922
Low Rent
Brown, Wheelock Co., Inc.
10 E. 43d St. Murray Hill 3100

Loft
143 MADISON AVE.
NEAR 31ST ST.
Top Floor 2500 Sq. Ft.
Modern, elevator building.
Possession February 1st, 1922.
RAUER, MILBANK & MOLLAY, INC.
51 East 42nd St. Murray Hill 1938.

APARTMENTS—UNFURNISHED.
Above 14th St. to 30th St. (Inclusive),
East River to North River.

The Royalton
FURNISHED AND UNFURNISHED
BACHELOR APARTMENTS.
44 W. 44th St.
1-2 Rooms & Bath
18 New Apartments, top floor, parquet floors, bath, newly furnished, rent by month or lease; occupancy December 1. Can be seen any time.
HOTEL SERVICE—RESTAURANT
Studio Apartment, Street Floor.

SALES ROOM AND OFFICE
5th Ave., Near 42nd St.
Entire upper floor of approximately 3,000 sq. ft., well lighted, two passenger elevators and freight elevator, to be sublet at a bargain. No brokers. HULL & CO., Tribune Building, Beckman 5450.

OLD AMERICAN COLONIAL.
OLD GARDEN CITY. Attractive American Colonial, four bedrooms, five baths, porch, hardwood floors, steam heat, all improvements; conveniently located; ready for occupancy November 15th. Plot 75x100. Price \$18,000.
The Garden City Co., Tel. 1134 Garden City.

I. G. WOLF, 1279 B'way, N. Y.
Exceptional bargains, in the North Shore.
NORTH SHORE REAL ESTATE,
175 E. 71st St., WASHINGTON & CO.
85 East 40th St. Vanderbilt 3556.
Connecticut—Sale or Rent.

GREENWICH
Fishermen's cottage, directly on water, perfectly remodeled into two bedrooms; 10 rooms; 4 baths; Garage, heat, landings, gas, No. A-2211.
New Colonial home on salt water river; 10 rooms, 5 baths; 2 acres. A great bargain.
Price \$22,000.
OFFICE OPEN SUNDAYS.
LADD & NICHOLS
Greenwich, Conn.
Tel. 1717.

FOR RENT
an apartment at Greenwich, Conn., on the main street opposite Pickwick Arms, suitable for studio, photographer or architect; large room with 2 additional rooms. Excellent light and Sunday. Office open Armistice Day and Sundays.
Apply to
THOMAS M. COOKE,
Smith Bldg.
Tels. 430-1320, Greenwich, Conn.

LOUIS SCHRAG, 142 West 23d St.
An advertisement in the Last and Found columns of THE NEW YORK HERALD offers a real possibility of recovering your lost property.

122 FIFTH AVENUE
Lofts to Let
Lofts, 2,000, 3,000, 3,500, 4,200 up to 18,000 square feet; fireproof; 100% sprinklers; manufacturing allowed; reasonable rents; brokers' profits waived. SHARF, 170 Broadway, Cortlandt 7302.

PENN TERMINAL BLDG.
7th Ave., 30th to 31st St.
Adj. Penn. Station and Hotel
STORES, OFFICES
Also Top Floor, 13,000 Sq. Ft.
Inquire Supr. or Your Own Broker

1412 to 1416 B'WAY
Northwest Corner 30th St.
2,500 square feet; will divide; small space \$500 up. Supr. (202) 1211, 1211 Broadway.

Lofts—Stores—Buildings
Mercantile Warehouses and Factories.
W. ALANSON ALEXANDER,
303 3rd Ave., or Supr., at premises.

3 WEST 87TH STREET.
Regular housekeeping suite, 3 rooms, huge living room, large bedroom, tiled kitchen; high electric range; \$1,500; heat value in the CITY; great location.

The Eldorado
91st Street and Central Park West
the non-housekeeping apartment of
Two Rooms and Bath.
Rent \$12.00, including heat, gas, water, janitor, and all other services.
APPLY ON PREMISES OR
SHARP & CO., 2489 Broadway.
PHONE RIVERSIDE 4374.

202 Riverside Drive
High Class Apartment
10 ROOMS, 3 BATHS
APPLY ON PREMISES.
118th St., 400 WEST
Seven rooms, bath, two toilets, corner apartment with improvements; private family only considered; immediate possession; newly decorated; rent \$2,000.
W. ALANSON ALEXANDER,
303 3rd Ave., or Supr., at premises.

Have You Solved The Servant Problem?
We have in our three new 15 story apartment hotels. We provide all the comforts of your private home, relieving you from the worry, annoyance occasioned by housekeeping. With extended hours of morning, night, all outside rooms and baths, we can offer the finest service in the city.
Unfurnished.
2 ROOMS and BATH, \$100-\$125
2 ROOMS and BATH, \$140-\$165
Maid, valet and restaurant service supplied.
Hotel 19 West 69th Street
Hotel George Washington
Hotel 309 West 86th Street

68 EAST 49TH ST.
Between Madison and Park Aves.
APARTMENTS
2-3 Rooms Kitchenette; New Building; elevator service; location; Possession Now. Apply on Premises.
J. J. HEARN, Builder
Phone VandeBilt 8775.
Above 69th St.—3rd Av. to North River.

Have You Solved The Servant Problem?
We have in our three new 15 story apartment hotels. We provide all the comforts of your private home, relieving you from the worry, annoyance occasioned by housekeeping. With extended hours of morning, night, all outside rooms and baths, we can offer the finest service in the city.
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2 ROOMS and BATH, \$100-\$125
2 ROOMS and BATH, \$140-\$165
Maid, valet and restaurant service supplied.
Hotel 19 West 69th Street
Hotel George Washington
Hotel 309 West 86th Street

23d St. & North River
New 4-Story
CORNER BUILDING
21,500 Sq. Ft. Per Floor
Entire building or separate floors, suitable for garage or any business; daylight; fireproof; advertising space at low rates; all improvements; best location in the city.
JAMES N. WELLS' SONS
191 Ninth Av., at 22d St.

OFFICES TO SUBLET
Fine Light, Modern Building.
Possession Feb 1st, 1922.
Rent Reasonable.
Area About 950 Sq. Ft.
Apply to
EDWIN E. BESSER,
41 Union Sq., Corner 17th St.

68 EAST 49TH ST.
Between Madison and Park Aves.
APARTMENTS
2-3 Rooms Kitchenette; New Building; elevator service; location; Possession Now. Apply on Premises.
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Maid, valet and restaurant service supplied.
Hotel 19 West 69th Street
Hotel George Washington
Hotel 309 West 86th Street

APARTMENTS—UNFURNISHED.

780 MADISON AVENUE
Between 66th & 67th Streets
Two rooms to four rooms and bath with or without kitchenette. Rentals, including room service, greatly reduced. House recently renovated and thoroughly modernized.
ALBERT B. ASHFORTH, INC.,
12 East 44th Street.
Murray Hill 1100.

MONEY TO LOAN AND WANTED ON BOND AND MORTGAGE.
BROOKS & MORGAN.
AT YOUR OWN PRICE.
ABSOLUTE AUCTION.
FOR mortgage money apply to BROOKS & MORGAN, INC., 115 Broadway, 30th Floor.
LUTHER L. BROWNE, 115 Broadway, 30th Floor.

CITY REAL ESTATE.
ASHPORTH & CO., 501 5th Av. Tel. Murray Hill 0142.
BING & BING, 110 West 40th St.
CHARLES HERRIN, 3883 B'way—Management, sales, 10 East 43d St.
E. C. H. WOGLER, Amsterdam Ave. and 82d St.
J. ROMANOW BROWN, 110 East 43d St.
HASSON & LANNING, REAL ESTATE, B'way & 80th St., Tel. 880 RIVERSIDE.
TILE GUERREIRO CORP. TEL. 500, 60 East 42d St. corner Madison Ave.
From Battery to 14th St. Inclusive.

FLORIDA—FOR information about the orange and grapefruit growing sections call, write phone buyers for investment properties, country place or flat, 1 Irving Apts., 220 Fifth Av.

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APARTMENTS—FURNISHED.

87th St., 15 E.—Attractively furnished, two rooms and bath, in well managed, unusually clean, modern building. Apply to W. WALSH, agent, 7 W. 11th st.

87th St., 15 E.—Furnished or unfurnished, 2 rooms and bath, in modern building, with service, including refrigerator, sink, gas, etc. Apply to W. WALSH, agent, 7 W. 11th st.

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